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Chapter 7 Trustee

**FILED & ENTERED**

**MAY 10 2024**

CLERK U.S. BANKRUPTCY COURT  
Central District of California  
BY bolte DEPUTY CLERK

**UNITED STATES BANKRUPTCY COURT**  
**CENTRAL DISTRICT OF CALIFORNIA**  
**SANTA ANA DIVISION**

In re  
JAMIE LYNN GALLIAN,  
Debtor.

Case No. 8:21-bk-11710-SC

Chapter 7

JEFFREY I. GOLDEN, Chapter 7 Trustee,  
Plaintiff,  
vs.

Adv. No. 8:23-ap-01064-SC

**DEFAULT JUDGMENT AGAINST J-PAD  
LLC**

J-SANDCASTLE CO., LLC; J-PAD LLC;  
STEVEN D. GALLIAN; BRIAN J.  
GALLIAN; JUSTIN BARCLAY; RONALD  
J. PIERPONT; ROBERT J. MCLELLAND;  
AND E.J. GALLIAN,  
Defendants.

Date: May 7, 2024  
Time: 1:30 p.m.  
Place: Courtroom 5C  
411 W. Fourth Street  
Santa Ana, California 92701

On April 5, 2024, Plaintiff Jeffrey I. Golden, as the Chapter 7 Trustee (the “Trustee” or  
”Plaintiff”) for the bankruptcy estate of Jamie Lynn Gallian (the “Debtor”), filed the Motion for  
Default Judgment under LBR 7055-1 against Defendant J-Pad LLC (the “Motion”) (*docket no. 76*),  
which was heard by the Court on May 7, 2024. Default was previously entered against Defendant

J-Pad LLC (the “Defendant”) on August 22, 2023. The Court having granted the Motion pursuant to an order entered contemporaneously herewith, and good cause appearing:

IT IS ORDERED, ADJUDGED AND DECREED THAT:

1. Default judgment is entered in favor of the Plaintiff and against the Defendant on the Plaintiff’s first and fifth claims for relief in the Complaint.

2. The transfer to the Defendant of a lien on and security interest in the manufactured home located at 16222 Monterey Lane, Space #376, Huntington Beach, CA 92649, Decal # LBM1081, Serial # AC7V710394GA, AC7V710394GB (the “Property”) reflected by the secured promissory note and security agreement between J-Sandcastle Co., LLC and the Defendant dated November 16, 2018 and lien on the Property in the amount of \$225,000 in favor of the Defendant are avoided and preserved for the benefit of the Debtor’s estate in the name of Jeffrey I. Golden, Chapter 7 Trustee for the bankruptcy estate of Jamie Lynn Gallian.

3. The transfers to the Defendant relating to the Property, including the following UCC Financing Statements (UCC-1) and UCC Financing Statement Amendments (UCC-3), and any liens on the Property in favor of the Defendant are avoided and preserved for the benefit of the Debtor’s estate in the name of Jeffrey I. Golden, Chapter 7 Trustee for the bankruptcy estate of Jamie Lynn Gallian.

UCC Filing Date	UCC Type	Filing No.
1/14/2019	UCC-1 Financing Statement	197691916827
1/14/2019	UCC-1 Financing Statement	197691915674
1/14/2019	UCC-1 Financing Statement	197691905279
12/4/2020	UCC-3 Amendment	U200034803831
9/8/2021	UCC-3 Amendment	U210083394336
9/8/2021	UCC-3 Amendment	U210083400018
9/12/2021	UCC-3 Amendment	U210084251426
9/12/2021	UCC-3 Amendment	U210084255728
9/12/2021	UCC-3 Amendment	U210084256326
9/24/2021	UCC-3 Amendment	U210088103629

1           4.       The Debtor's transfers to the Defendant reflected by the "Statement of Facts"  
2 submitted to the California Department of Housing and Community Development on or about  
3 August 6, 2021, stating that the legal owner of the Property was the Defendant and that the  
4 Defendant perfected its lien on January 14, 2019, and the "Statement to Encumber" executed on  
5 January 14, 2019, reflecting that the "legal owner" of the Property was the Defendant and any liens  
6 on the Property in favor of the Defendant are avoided and preserved for the benefit of the Debtor's  
7 estate in the name of Jeffrey I. Golden, Chapter 7 Trustee for the bankruptcy estate of Jamie Lynn  
8 Gallian.

9           5.       Pursuant of Rule 54 of the Federal Rules of Civil Procedure there is no just reason  
10 for delay in entry of this judgment against the Defendant.

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24       Date: May 10, 2024

  
Scott C. Clarkson  
United States Bankruptcy Judge